



SAMUEL WOOD

10 Sandford Court, Church Stretton, Shropshire, SY6 6BH
Offers In The Region Of £120,000



This 2 bedroom second floor flat is located within the heart of the stunning Shropshire town of Church Stretton, the property has previously been let however is now available with no onward chain. This property could be a great investment property or main/second residence . Compromising of Reception Hall, Kitchen, Living Diner, 2 Bedrooms and a recently refurbished bathroom. The property also has a single car garage providing additional storage space and secure parking for a vehicle.

- Town Centre Location
- 2 Double Bedrooms
- Investment Opportunity
- Garage & Parking

Reception hall

Having wall mounted radiator

Lounge Dining Room

Having wall mounted radiator and double glazed windows to rear and side elevations taking in the lovely roof top view of the town and surrounding countryside.

Kitchen

With a range of matching units to include base cupboards, wall cupboards and drawers, heat resistant work surfaces and tiled splashbacks, one and a half bowl sink and drainer unit, four ring gas hob with extractor fan positioned above, integrated oven and planned space for under counter fridge and washing machine. Located in the kitchen is the Worcester gas fired boiler which heats the domestic hot water and radiators. Two double glazed windows to front and side elevations

Bedroom 1

Having wall mounted radiator and double glazed window to side elevation

Bedroom 2

Having wall mounted radiator and double glazed window to frontage

Bathroom

Having WC, pedestal wash hand basin and bath in suite of white, shower positioned above, wall mounted radiator and extensively tiled walls. Door into the airing cupboard having shelving fitted.

Services

Mains electricity, water, drainage and gas. Phonline to BT regulations

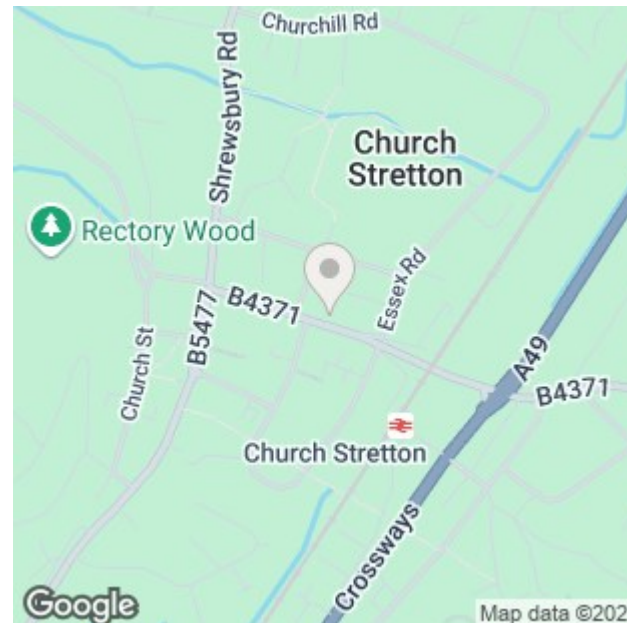
Tenure

Leasehold which commenced 999 years from 1 March 1988. Service charge is £4353.00 for 2024 but the is higher than normal due to extensive expenditure over the last 12 months
Ground Rent is £35 at the start of the 999 year term and rises to £250 but the end of the lease

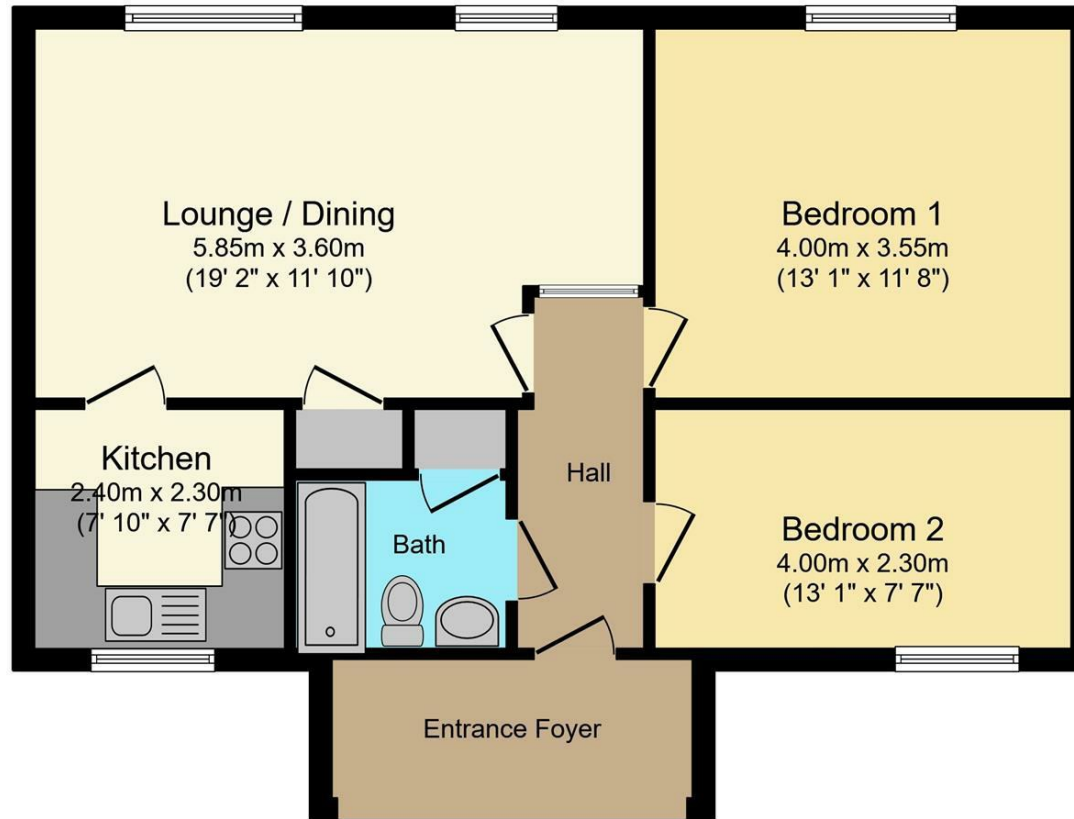
To View This Property

Contact the Craven Arms Office on 01588 672728 or email cravenarms@samuelwood.co.uk
Or WhatsApp 07716 211480 for out of office enquiries.

Samuel Wood routinely refers Vendors and Purchasers to providers of conveyancing and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.



Floor Plans



This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX

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CONTEMPORARY AGENCY • TRADITIONAL VALUES
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